



STATE OF DELAWARE
DEPARTMENT OF NATURAL RESOURCES
AND ENVIRONMENTAL CONTROL
DIVISION OF AIR AND WASTE MANAGEMENT

391 LUKENS DRIVE
NEW CASTLE, DELAWARE 19720-2774

WASTE MANAGEMENT SECTION
SITE INVESTIGATION &
RESTORATION BRANCH

SCANNED

JAN 02 2008

File# 028714

TELEPHONE: (302) 395-2600
FAX: (302) 395-2601

December 28, 2007

Thomas Payne
The Putnam Group
800 Industrial Street, Suite F
Wilmington, Delaware 19801

RE: Certification of Completion of Remedy for the Former Peninsula Plating Site

Dear Mr. Payne:

Enclosed is the original, executed Certification of Completion of Remedy for the Former Peninsula Plating Site. Pursuant to 7 Del. C. § 9115 (b), this Certification of Completion of Remedy (COCR) is not effective until it is filed with the Sussex County Recorder of Deeds.

The Sussex County Recorder of Deeds will return the original, time-stamped document back to the Department of Natural Resources and Environmental Control, and we will then send you a copy of the time-stamped document for your file.

Thank you for your attention to this matter. Should you have any questions, please do not hesitate to contact me @ (302) 395-2670.

Sincerely,

Elizabeth LaSorte
Paralegal

EML:sbk
EML07206.doc
DE 028714

pc: Stephen Johnson, Project Manager
Ex. 4 CBI Brightfields, Inc.
Sandra Kimbel, Administrative Specialist II

Delaware's good nature depends on you!

Tax Parcel Number: 1-32-1.15 16.00
Prepared By: Department of Natural Resources
and Environmental Control
Return To: Kathleen Stiller-Banning
DNREC-SIRB
391 Lukens Drive
New Castle, DE 19720

CERTIFICATION OF COMPLETION OF REMEDY

The Department of Natural Resources and Environmental Control (DNREC) has reviewed the request made by Thomas Payne on December 3, 2007 on behalf of Blades Development, LLC, for a Certification of Completion of Remedy for the Former Peninsula Plating Site (Site) located at East 7th Street and River Road in Blades, Sussex County, Delaware, 19973. DNREC has reviewed all of the relevant documents necessary to make a determination.

The Site is a certified Brownfields Site comprising approximately 5.73 acres and known as Sussex County tax parcel number 1-32-1.15 16.00. The surrounding land use is zoned for residential and commercial use. The Site is bounded by 3rd Street to the north, Market Street to the east, River Road to the south and the Conrail Railroad to the west.

Previous owners used the property as a plating facility, a bakery and for other retail and commercial uses. The plating company abandoned its operation in the 1990s. The Site was the subject of a United States Environmental Protection Agency (EPA) Removal Action in 1995. The EPA disposed of drums of chemicals and bulk plating liquids remaining in tanks after the operation was abandoned.

Brightfields, Inc. conducted a Phase II Investigation in 2006. The investigation included soil borings, test pits, and soil and ground water sampling. DNREC considered the Phase II Investigation to meet the requirements of a Remedial Investigation, pursuant to the Delaware Hazardous Substance Cleanup Act, 7 Del. C. Chapter 91 (HSCA), the Regulations Governing Hazardous Substance Cleanup and all applicable guidance established thereunder. The Phase II Investigation revealed that there were no adverse environmental contamination and impact remaining on the Site; however two underground storage tanks (USTs) were no longer in use and needed to be removed. The two USTs were removed from the Site in April 2007 under the appropriate Delaware Regulations Governing Underground Storage Tank Systems.

DNREC evaluated the plan for Site's redevelopment which included the demolition of site structures, removal of the USTs and piping, re-grading, and then construction of the residences and landscaping. Based on the results of Phase II Site Investigation and the removal of the USTs, DNREC issued the Proposed Plan of Remedial Action (Proposed Plan) for the Site on April 30, 2007, which recommended no further action.

DNREC advertised the Proposed Plan in the News Journal and the Delaware State News for public comment beginning the comment period on April 30, 2007 and closing the comment period on May 21, 2007. DNREC did not receive any comments to the Proposed Plan and

DNREC advertised the Proposed Plan in the News Journal and the Delaware State News for public comment beginning the comment period on April 30, 2007 and closing the comment period on May 21, 2007. DNREC did not receive any comments to the Proposed Plan and thereby adopted the Proposed Plan as the Final Plan of Remedial Action (Final Plan) for the Site. The Final Plan called for no further action to be taken at the Site.

Therefore, based on its review, DNREC certifies that a remedy consistent with HSCA and the Regulations has been completed at the Site. If circumstances change, or any new information becomes available that relates to the release of a hazardous substance at the Site, DNREC-SIRB reserves the right to require additional measures to be taken in order to ensure that the remedy is protective of both human health and the environment.

Furthermore, pursuant to 7 Del. C. Section 9105 (e), any person who owns, operates or otherwise controls activities at the facility after the date of issuance of this Certification shall not, by virtue of that later ownership, operation or control, be liable for the release or imminent threat of release addressed in this Certification, or for any future release or imminent threat of release attributable to conditions existing prior to the issuance of this Certification.

Pursuant to 7 Del. C. § 9115(b), this Certification of Completion of Remedy does not become effective until it is filed with the Office of the Sussex County Recorder of Deeds.

December 28, 2007
Date of Issuance

Kathleen Stiller Banning
Kathleen Stiller Banning
Program Manager, DNREC, Site
Investigation and Restoration
Branch,

SWORN TO AND SUBSCRIBED before me this 28th day of December 2007

Elizabeth L. LaSarte
NOTARY PUBLIC

Commission expires April 20, 2010